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ODOM W. MAYHAN and wife,
MARY C. MAYHAN

GRANTOR(S)

TO

WARRANTY DEED

J. L. SCOTT and wife,
HELEN G. SCOTT

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid, and other good and valuable consideration, full receipt and the sufficiency of all of which considerations are hereby acknowledged, I/We ODOM W. MAYHAN and wife, MARY C. MAYHAN do hereby SELL, CONVEY AND WARRANT unto J. L. SCOTT and wife, HELEN G. SCOTT as tenants in common, the hereinafter described property, together with all improvements and appurtenances located and situated thereon, located and situated in DeSoto County, State of Mississippi and being more particularly described as follows to-wit:

Lot 250, Section "B", BUENA VISTA LAKES SUBDIVISION as shown on plat appearing of record in Plat Book 5 at Pages 10-11 in the office of the Chancery Court Clerk of DeSoto County specifically made for a more particular description of said lot; said property being located in Section 13, Township 4 South, Range 8 West, DeSoto County, Mississippi.

The above property is the same property conveyed to the Grantors herein by warranty deed of record in Book 157, Page 185 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this Deed is subject to Subdivision and zoning regulations in effect in DeSoto County, rights of ways and easements for public roads and public utilities and further, subject to all applicable building restrictions and restrictive covenants and easements of record.

Each owner, corporate or otherwise, of any interest in land in the Buena Vista Lakes Subdivision shall have a membership in the Buena Vista Lakes Maintenance Association, a nonprofit corporation created for the purpose of owning and maintaining the lake, dam site, drives and other common areas, which membership is subject to the by-laws and other rules and regulations thereof. Such land owner shall have the right to the use of the lakes in the subdivision only so long as he is a member of said Association.

No inboard or outboard motorboat having in excess of 5 1/2 horsepower shall be used on any lake in the subdivision. Each boat shall be plainly marked "B. V." with the owner's lot number, in order that all boats may be identified. Any boat without a lot number will not be permitted on the lake.

The property herein conveyed is subject to an assessment by the Buena Vista Lakes Maintenance Association on an annual basis, when same is assessed, and thereafter for the same amount annually until changed by a majority of the total votes eligible to be cast by the members of the Association, such amount to be used only for the maintenance of the lake, dam, dam site, drives and other common areas. Said assessments shall be due and payable as the Board of

Directors shall determine, and if no so paid shall bear interest at the rate of 6% per annum from the due date until paid; such assessments shall be a lien on the property so assessed and collectible by proper action at law, or proceeding in Chancery, for enforcement of such lien.

No pier shall extend more than 15 feet out into the lake from the shoreline, except such piers that may be erected in lake access areas by the Maintenance Association.

All residences in this subdivision shall have inside toilets. All septic tanks and septic tank fields must be constructed to standards of the Mississippi State Board of Health. No outside privies will be permitted. No septic tank field shall be allowed to drain into the lake.

No failure or neglect on the part of the grantor or of any owner of lands embraced in said Buena Vista Lakes Subdivision, to demand or insist upon the observance of any provision, requirement, covenant, limitation, restriction or condition herein contained or referred to or to proceed for the restraint of violations thereof, shall be deemed a waiver of such violation or operate as an estoppel to restrain a continuance thereunder; nor shall a waiver thereof in any particular be deemed a waiver of any other default thereunder, whether of the same or of a different nature; but any such provision, requirement, covenant, limitation, restriction or condition, may be enforced at any time, notwithstanding violations thereof may have been suffered or permitted theretofore.

All lots in the subdivision will have a water service tap at the road property line and are subject to a water service charge by Trinity Water Company under its schedule of rates, terms and conditions on file with the Mississippi Public Service Commission. Any unpaid charge for water service shall be a lien on the property and collectible by proper action at law, or proceeding in Chancery, for enforcement of such lien.

Taxes for the year 1986 are to be paid by the Grantee, and possession is to be given with this deed.

WITNESS the signature of the Grantor(s) on this the 26th day of February, 1986.

Odor W. Mayhan
ODOM W. MAYHAN

Mary C. Mayhan
MARY C. MAYHAN

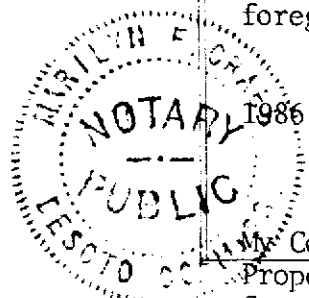
STATE OF MISSISSIPPI
COUNTY OF DE SOTO

NO TITLE WORK WAS REQUESTED AND NO TITLE EXAMINATION WAS MADE

PERSONALLY appeared before me the undersigned, a Notary Public in and for said County and State, the within named ODOM W. MAYHAN and wife, MARY C. MAYHAN who acknowledged that they signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN under my hand and official seal this the 26th day of February, 1986.

Marilyn F. Cepak
Notary Public



My Commission Expires: My Commission Expires Sept. 8, 1987

Property Address: Thunderbird Rd
Grantor's Address: 1398 Wilbec, Mfs. 38117

Grantee's Address: 10970 Bellemeade, Horn Lake, Miss.